



PUBLIC NOTICE  
CITY OF PROVIDENCE  
ZONING BOARD OF REVIEW  
444 WESTMINSTER STREET, 2<sup>ND</sup> FLOOR  
PROVIDENCE, RHODE ISLAND 02903

Notice is hereby given that the Zoning Board of Review will be in session in the **First Floor Conference Room at the Mayor Joseph A. Doorley Municipal Building located at 444 Westminister Street, Providence, Rhode Island on Tuesday, October 27, 2015 at 5:30 P.M.** when all persons interested will be heard for or against the granting of the following applications pursuant to Section 1703 of the Zoning Ordinance:

5:30 P.M.

**I. CONTINUED MATTERS:**

JAM PROPERTIES 1, LLC: 270 Doyle Avenue, Plat 86, Lot 14, in an R-1 Residential Zone, filed an application requesting a USE VARIANCE and a DIMENSIONAL VARIANCE to change the use of the existing building from a two family to a three family residence. Seeking relief from Article 20: 2001 C. Intensification, to continue the existing use as a three family residential building. And Article 4: 402 dimensional standards: Table 4-1 Minimum Interior Side Setback: the house was built 5' from the side yard where 6' is required. The lot contains 5,400 square feet.

LINDA LOISELLE: 52-54 Ogden Street, Plat 92, Lot 80, in an R-2 Residential Zone, filed an application requesting a USE VARIANCE to change the use of an existing building from a two family to a three family. Seeking relief from Article 12 Section 1201 - Table 12-1 (Use Matrix) to continue the existing use as a three unit residential building. The lot contains 4,550 square feet.

SCR SINGH, LLC: 1060 Hope Street, Plat 91, Lot 413, in a C-1 Neighborhood Commercial District, filed an application for a proposed addition to the existing structure on the parcel, requesting DIMENSIONAL VARIANCE and a SPECIAL USE PERMIT seeking relief from: Article 5: Table 5-1 requires a ten foot (10') rear yard setback; the applicant is providing two feet (2'). Article 12: Table 12-1 requires a special use permit for a restaurant that exceeds 3,500 gross s.f., the proposed addition will increase the existing structure from 3,116 square feet to 5,976 square feet.

**II. NEW MATTERS:**

VINCENT A. INDEGLIA as Receiver: 26 Greeley Street, Plat 71, Lot 69. Located in an R-3 Residential Zone, filed an application for a DIMENSIONAL VARIANCE seeking relief from Article 4: Section 402 Dimensional Standards: Table 4-1. The applicant proposes to convert a two family into a three family residential building. Table 4-1 requires 5,000 square feet of land area for a three family building. The lot contains 3,200 square feet.

THE NARRAGANSETT ELECTRIC COMPANY, 342 Eddy Street, Plat 21, Lot 429. Located in a D-1-100 Downtown District, Maximum building height of 100 feet in an I-3E Educational Institutional Overlay District and also in an I-3H Healthcare Institutional Overlay District filed an

application for DIMENSIONAL VARIANCE seeking relief from Article 6: 602.A Front Setback and Side Setback, 604.H Loading 2. Exterior loading docks prohibited, 606.C Entrance Design, 606.D. Façade Design 1. Build to Zone, 2. Transition Line. The lot contains 285,197 square feet.

JOHN PETTINELLI: 233-235 Pleasant Street, Plat 8, Lot 127. Located in an R-2 Residential Zone, filed an application for a USE VARIANCE to change the use of an existing two family to a three family. The applicant seeks relief from Article 20: 2001 Table 12-1 use matrix. The lot contains 3,280 square feet.

THE NATIONAL GRID USA, 195 Terminal Road and 642 Allens Avenue. Plat 56, Lot 5 and Plat 101, and Lot 1 Tax Assessor's 101. Located in a W-3 Port/Maritime Industrial District, filed an application for a USE VARIANCE seeking relief from Article 9:900B Maritime Use. The applicant proposes a non-maritime use in a W-3 zone. The lots contain 402,948 and 493,707 square feet respectively.

### **III. APPEAL:**

Pursuant to Rhode Island General Laws, Sections 45-24-57(1)(i) and 45-24-64, and Section 1918(B) of the Zoning Ordinance, the Zoning Board of Review will sit as an appellate board, the Board of Appeals, concerning the following Appeals:

#### **1. APPEAL FROM THE DECISION OF THE BUILDING OFFICIAL**

APPELLANT: Alan Porporino

PROPERTY OWNER: Alan Porporino

LOCATION OF PREMISES: 296 Knight Street, also known as Lot 31 on the Tax Assessor's Plat 29, located in an R-3 Zone.

APPELLEE: City of Providence

**The Appellant is appealing a Decision of the Building Official August 8<sup>th</sup>, 2015**

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

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FREE PARKING AVAILABLE AT BUILDING ACCESSIBLE FROM GREENE STREET.